

IN RE: PETITION FOR ADMIN. VARIANCE	* BEFORE THE
W/S Granite Road, 1100' N of the	
c/l of Offutt Road	* DEPUTY ZONING COMMISSIONER
(3024 Granite Road)	
2nd Election District	* OF BALTIMORE COUNTY
1st Councilmanic District	
	* Case No. 97-140-A
Timothy L. Ball, et ux	
Petitioners	*

* * * * *

FINDINGS OF FACT AND CONCLUSIONS OF LAW

This matter comes before the Deputy Zoning Commissioner as a Petition for Administrative Variance for that property known as 3024 Granite Road, located in the vicinity of Offutt Road in the Hernwood area of Randallstown. The Petition was filed by the owners of the property, Timothy L. and Claudia A. Ball. The Petitioners seek relief from Section 400.1 of the Baltimore County Zoning Regulations (B.C.Z.R.) to permit an accessory shed to be located in the side yard in lieu of the required rear yard. The subject property and relief sought are more particularly described on the site plan submitted which was accepted and marked into evidence as Petitioner's Exhibit 1.

The Petitioners having filed a Petition for Administrative Variance and the subject property having been posted and there being no requests for public hearing, a decision shall be rendered based upon the documentation presented.

The Petitioners have filed the supporting affidavits as required by Section 26-127 (b)(1) of the Baltimore County Code. Based upon the information available, there is no evidence in the file to indicate that the requested variances would adversely affect the health, safety or general welfare of the public and should therefore be granted. In the opinion of the Deputy Zoning Commissioner, the information, pictures, and affida-

ORDER RECEIVED FOR FILING

Date

By

MICROFILMED

vits submitted provide sufficient facts that comply with the requirements of Section 307.1 of the B.C.Z.R. Furthermore, strict compliance with the B.C.Z.R. would result in practical difficulty and/or unreasonable hardship upon the Petitioners.

Pursuant to the posting of the property and the provisions of both the Baltimore County Code and the B.C.Z.R. having been met, and for the reasons set forth above, the relief requested should be granted.

THEREFORE, IT IS ORDERED by the Deputy Zoning Commissioner for Baltimore County this 24th day of October, 1996 that the Petition for Administrative Variance seeking relief from Section 400.1 of the Baltimore County Zoning Regulations (B.C.Z.R.) to permit an accessory shed to be located in the side yard in lieu of the required rear yard, in accordance with Petitioner's Exhibit 1, be and is hereby GRANTED, subject to the following restriction:

- 1) The Petitioners may apply for their building permit and be granted same upon receipt of this Order; however, Petitioners are hereby made aware that proceeding at this time is at their own risk until such time as the 30-day appellate process from this Order has expired. If, for whatever reason, this Order is reversed, the relief granted herein shall be rescinded.



TIMOTHY M. KOTROCO
Deputy Zoning Commissioner
for Baltimore County

TMK:bjs

ORDER RECEIVED FOR FILING
10/24/96
Date



Baltimore County
Zoning Commissioner
Office of Planning and Zoning

Suite 112, Courthouse
400 Washington Avenue
Towson, Maryland 21204
(410) 887-4386

October 24, 1996

Mr. & Mrs. Timothy L. Ball
3024 Granite Road
Woodstock, Maryland 21163

RE: PETITION FOR ADMINISTRATIVE VARIANCE
W/S Granite Road, 1100' N of the c/l of Offutt Road
(3024 Granite Road)
2nd Election District - 1st Councilmanic District
Timothy L. Ball, et ux - Petitioners
Case No. 97-140-A

Dear Mr. & Mrs. Ball:

Enclosed please find a copy of the decision rendered in the above-captioned matter. The Petition for Administrative Variance has been granted in accordance with the attached Order.

In the event any party finds the decision rendered is unfavorable, any party may file an appeal to the County Board of Appeals within thirty (30) days of the date of this Order. For further information on filing an appeal, please contact the Permits and Development Management Office at 887-3391.

Very truly yours,

A handwritten signature in cursive script, reading "Timothy Kotroco".

TIMOTHY M. KOTROCO
Deputy Zoning Commissioner
for Baltimore County

TMK:bjs

cc: People's Counsel

File

MICROFILMED





Petition for Administrative Variance

97-140-A

to the Zoning Commissioner of Baltimore County

for the property located at 3024 GRANITE RD., WOODSTOCK, MD., 21163
which is presently zoned RC-2

This Petition shall be filed with the Office of Zoning Administration & Development Management.

The undersigned, legal owner(s) of the property situate in Baltimore County and which is described in the description and plat attached hereto and made a part hereof, hereby petition for a Variance from Section(s) 400.1, RC2R, To permit A
SHED IN THE SIDE YARD IN LIEU OF THE REQUIRED REAR

of the Zoning Regulations of Baltimore County, to the Zoning Law of Baltimore County; for the following reasons: (Indicate hardship or practical difficulty) 1. REAR OF PROPERTY HAS LARGE AREA IDENTIFIED FOR SEPTIC TANK.

2. OTHER REAR AREA IS COMPRISED OF TREES THAT IMWISH TO KEEP. 3. MUCH OF THE REAR AREA IS SUBJECT TO A SWALE THAT ROUTINELY HOLDS LARGE AMOUNTS OF WATER. 4. SLOPE OF PROPERTY WOULD REQUIRE AN UNSIGHTLY LEVELING PROCEDURE. 5. MOST IMPORTANTLY, CLAUDIA IS LEGALLY BLIND DUE TO RETINITIS PIGMENTOSIS. BUILDING NEEDS TO BE LOCATED AT THE REQUESTED SPOT TO ELIMINATE THE OTHERWISE LIKELY INJURY UPON HER WALKING TO THE BUILDING

Property is to be posted and advertised as prescribed by Zoning Regulations.

I, or we, agree to pay expenses of above Variance advertising, posting, etc., upon filing of this petition, and further agree to and are to be bound by the zoning regulations and restrictions of Baltimore County adopted pursuant to the Zoning Law for Baltimore County.

Contract Purchaser/Lessee:

(Type or Print Name)

Signature

Address

City

State

Zipcode

Attorney for Petitioner.

(Type or Print Name)

Signature

Address

Phone No.

City

State

Zipcode

I/We do solemnly declare and affirm, under the penalties of perjury, that I/we are the legal owner(s) of the property which is the subject of this Petition.

Legal Owner(s):

TIMOTHY L. BALL

(Type or Print Name)

Signature

CLAUDIA A. BALL

(Type or Print Name)

Signature

3024 GRANITE RD.,

410-922-3352

Address

Phone No.

WOODSTOCK, MD.; 21163

City

State

Zipcode

Name, Address and phone number of representative to be contacted, if

MAILING ADDRESS: T. BALL

3233 CORPORATE COURT

Name

ELICOTT CITY, MD., 21042

410-461-3277

Address

Phone No.

A Public Hearing having been requested and/or found to be required, it is ordered by the Zoning Commissioner of Baltimore County, this ____ day of _____, 19____, that the subject matter of this petition be set for a public hearing, advertised, as required by the Zoning Regulations of Baltimore County, in two newspapers of general circulation throughout Baltimore County, and that the property be reposted.

Zoning Commissioner of Baltimore County

REVIEWED BY: JOA DATE: 9-25-96

ESTIMATED POSTING DATE: 10-6-96



Printed with Soybean Ink
on Recycled Paper

ITEM #: 140

MICROFILMED

ORDER RECEIVED FOR FILING

Date
By

Affidavit **in support of** **Administrative Variance**

The undersigned hereby affirms under the penalties of perjury to the Zoning Commissioner of Baltimore County, as follows:

That the information herein given is within the personal knowledge of the Affiant(s) and that Affiant(s) is/are competent to testify thereto in the event that a public hearing is scheduled in the future with regard thereto.

That the Affiant(s) does/do presently reside at

3024 GARWITE ROAD
WOODSTOCK, MARYLAND, 21163
City State Zip Code

That based upon personal knowledge, the following are the facts upon which I/we base the request for an Administrative Variance at the above address: (indicate hardship or practical difficulty)

"See Reserve Side"

That Affiant(s) acknowledge(s) that if a protest is filed, Affiant(s) will be required to pay a reposting and advertising fee and may be required to provide additional information.

Timothy L. Ball (signature)
(type or print name)
Timothy L. Ball
(signature)
(type or print name)
Claudia A. Ball (signature)
(type or print name)
Claudia A. Ball
(signature)
(type or print name)



STATE OF MARYLAND, COUNTY OF BALTIMORE, to wit:

I HEREBY CERTIFY, this 9th day of September, 1996, before me, a Notary Public of the State of Maryland, in and for the County aforesaid, personally appeared

Timothy L. Ball and Claudia A. Ball

the Affiant(s) herein, personally known or satisfactorily identified to me as such Affiant(s), and made oath in due form of law that the matters and facts hereinabove set forth are true and correct to the best of his/her/their knowledge and belief.

AS WITNESS my hand and Notarial Seal.

September 9, 1996 date

NOTARY PUBLIC

Cheryl D. Boyce

My Commission Expires:

MY COMMISSION EXPIRES 7-20-99
CHERYL D. BOYCE

ZONING DESCRIPTION FOR 3024 Granite Road.

97-140-A

Beginning at a point on the West side of Granite Road, which is 50 feet wide at the distance of 1100 feet +/- North of the centerline of the nearest improved intersecting street Offutt Road which is 50 feet wide. Being Lot #39, Block (NA), Section # (NA), in the subdivision of Fields Of Harvest as recorded in the Baltimore County Plat Book #47, Folio #7, containing 2.174 acres +/- . Also known as 3024 Granite Road and located in the 2 Election District, 1 Councilmanic District.

MICROFILMED

140

BALTIMORE COUNTY, MARYLAND
OFFICE OF FINANCE - REVENUE DIVISION
MISCELLANEOUS CASH RECEIPT

DATE 9-25-96 ACCOUNT R-001-6158

AMOUNT \$ 50.00

RECEIVED
FROM: Timothy L. Ball
450
610 Res. Dr.

FOR: LEAH 20 1980 AMCHS

03491#0305N1C1HRC
SA CONCEPTS 25 93
VALIDATION OR SIGNATURE OF CASHIER
YELLOW - CUSTOMER
JITON
WHITE - CASHIER
PINK - AGENCY
140
\$50.00

109



Baltimore County
Department of Permits and
Development Management

Development Processing
County Office Building
111 West Chesapeake Avenue
Towson, Maryland 21204

ZONING HEARING ADVERTISING AND POSTING REQUIREMENTS & PROCEDURES

Baltimore County zoning regulations require that notice be given to the general public/neighboring property owners relative to property which is the subject of an upcoming zoning hearing. For those petitions which require a public hearing, this notice is accomplished by posting a sign on the property (responsibility of which, lies with the petitioner/applicant) and placement of a notice in at least one newspaper of general circulation in the County.

This office will ensure that the legal requirements for advertising are satisfied. However, the petitioner is responsible for the costs associated with this requirement.

Billing for legal advertising, due upon receipt, will come from and should be remitted directly to the newspaper.

NON-PAYMENT OF ADVERTISING FEES WILL STAY ISSUANCE OF ZONING ORDER.

ARNOLD JABLON, DIRECTOR

For newspaper advertising:

Item No.: 140

Petitioner: Timothy L BAIL

Location: 3024 GRANITE RD, Woodstock, MD, 21163

PLEASE FORWARD ADVERTISING BILL TO:

NAME: Timothy L. BAIL

ADDRESS: 3233 CORPORATE COURT
Ellicott City, MD, 21042

PHONE NUMBER: 410-461-3277

AJ:ggs

(Revised 09/24/96)

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County Board of Appeals of Baltimore County

OLD COURTHOUSE, ROOM 49
400 WASHINGTON AVENUE
TOWSON, MARYLAND 21204
(410) 887-3180

*** HEARING ROOM - Room 48 ***
Basement - Old Courthouse.
400 Washington Avenue

APPEAL HEARINGS SCHEDULED FOR THE WEEK OF SEPTEMBER 26, 1994

TUESDAY 9/27 10 a.m. Calvin L. Reter, et al
SE/cor Butler Road & Railroad
91-504-SPH Avenue (4 Butler Road)
4th E; 3rd C
SPH -Service Station, carry out crab house,
office, retail sales, apts., parking,
driveways & signs as nonconforming uses

WEDNESDAY 9/28 (R-94-331 /Petition withdrawn)
" " 10 a.m. Arthur Smith, et ux
NE/s Seneca Park Road, 400' E of c/l
94-217-SPHA of Nanette Lane (950 Seneca Park Road)
15th E; 5th C

FOR PURPOSE OF DELIBERATION ONLY.

THURSDAY 9/29 (CBA-94-128 & CBA-94-129 PP'd to 11/17/94)

" " 10 a.m. Darlene Engle, P.R. for the
Estate of Howard P. Hale - Petitioner
94-420-A E/s Falls Road, 369' N of the c/l of
Ridge Road (17206 Falls Road)
5th Election District
3rd Election District

VAR -side yard setbacks of 20' each in lieu
of minimum required 35' each and to
approve undersized lot for a proposed
dwelling.

cc: Executive Office
Law Office
Director /ZADM
Docket Clerk /ZADM

People's Counsel
Planning Office
Information Desk

County Council
Board Members
Court Reporter

RECEIVED
SEP 21 1994

ZADM



CERTIFICATE OF POSTING

RE: Case No.: 97-140-A

Petitioner/Developer: TIM BALL

Date of Hearing/Closing: OCT. 21, 1996

Baltimore County Department of
Permits and Development Management
County Office Building, Room 111
111 West Chesapeake Avenue
Towson, MD 21204

Attention: Ms. Gwendolyn Stephens


Ladies and Gentlemen:

This letter is to certify under the penalties of perjury that the necessary sign(s) required by law
were posted conspicuously on the property located at 3024 GRANITE

ROAD, GRANITE MARYLAND 21163

The sign(s) were posted on OCT. 2, 1996
(Month, Day, Year)

Sincerely,

 10-2-96
(Signature of Sign Poster and Date)

THOMAS P. OGLE-SK.
(Printed Name)

325 NICHOLSON ROAD
(Address)

BALTIMORE, MARYLAND 21221
(City, State, Zip Code)

(410) 687-8405
(Telephone Number)

MICROFILMED

VARIANCE

VARIANCE

PUBLIC HEARING ?

AN ELIGIBLE INDIVIDUAL OR GROUP MAY REQUEST A PUBLIC HEARING CONCERNING THE PROPOSED VARIANCE. PROVIDED IT IS DONE IN THE ZONING OFFICE BEFORE 4:30 P.M. ON OR BEFORE 10/1/2010. ADDITIONAL INFORMATION IS AVAILABLE AT THE ZONING ADMINISTRATION AND DEVELOPMENT MANAGEMENT DEPARTMENT. (51) 887-3391

1658-188 15

1688-188 131

Request for Zoning: Administrative Variance

Date to be Posted: Anytime before but no later than 10-06-96.

Format for Sign Printing, Black Letters on a White Background:

ZONING NOTICE

ADMINISTRATIVE VARIANCE

Case No.: 97-140

TO PERMIT A SHED IN THE SIDE YARD
IN LIEU OF THE REQUIRED REAR YARD.

PUBLIC HEARING ?

**PURSUANT TO SECTION 26-127(b) (1), BALTIMORE COUNTY CODE,
AN ELIGIBLE INDIVIDUAL OR GROUP MAY REQUEST A PUBLIC HEARING
CONCERNING THE PROPOSED VARIANCE, PROVIDED THE REQUEST IS
RECEIVED IN THE ZONING REVIEW BUREAU BEFORE 5:00 P.M. ON**

10-21-96.

ADDITIONAL INFORMATION IS AVAILABLE AT THE DEPARTMENT OF
PERMITS AND DEVELOPMENT MANAGEMENT, COUNTY OFFICE BUILDING,
111 WEST CHESAPEAKE AVE., TOWSON, MD 21204, (410) 887-3391

DO NOT REMOVE THIS SIGN AND POST UNTIL AFTER ABOVE DATE UNDER PENALTY OF LAW

HANDICAPPED ACCESSIBLE



Baltimore County
Department of Permits and
Development Management

Development Processing
County Office Building
111 West Chesapeake Avenue
Towson, Maryland 21204

October 3, 1996

ABOUT YOUR ADMINISTRATIVE VARIANCE

CASE NUMBER: 97-140-A (Item 140)
3024 Granite Road
W/S Granite Road, 1100' N of c/l Offutt Road
2nd Election District - 1st Councilmanic
Legal Owner(s): Timothy L. Ball and Claudia A. Ball
Post by Date: 10/6/96
Closing Date: 10/21/96

Contact made with this office regarding the status of this case should reference the case number and be directed to 887-3391. This notice serves as a refresher regarding the administrative process.

- 1) The Zoning Notice sign must be visible on the property under petition on or before the "Post by Date" noted above. It should remain there until after the closing date.
- 2) The "Closing Date" noted above, is the deadline for a neighbor to file a formal request for a public hearing.
- 3) After the closing date, the file will be reviewed by the Zoning or Deputy Zoning Commissioner. He/She may (a) grant the requested relief, (b) deny the requested relief, or (c) Order that the matter be set in for a public hearing. You will receive written notification (typically within 7 to 10 days) as to whether or not your petition has been granted, denied, or will go to public hearing.
- 4) In cases that must go to a public hearing (whether due to a neighbor's formal request or by Order of the Commissioner), notification of same will be forwarded to you. The sign on the property must be changed giving notice of the hearing's date, time and location. As when the sign was originally posted, certification of this change and a photograph of the altered sign, must be forwarded to this office.

PLEASE UNDERSTAND THAT ON THE CLOSING DATE, THE PROCESS IS NOT COMPLETE. THE FILE MUST GO THROUGH FINAL REVIEW. ORDERS ARE NOT AVAILABLE FOR DISTRIBUTION VIA PICK-UP. WHEN READY, THE ORDER WILL BE FORWARDED TO YOU VIA FIRST CLASS MAIL.

A handwritten signature in cursive script, reading "Arnold Jablon".

Arnold Jablon
Director

cc: Timothy and Claudia Ball

MICROFILMED





Baltimore County
Department of Permits and
Development Management

Development Processing
County Office Building
111 West Chesapeake Avenue
Towson, Maryland 21204

October 18, 1996

Mr. and Mrs. Timothy Ball
3024 Granite Road
Woodstock, MD 21163

RE: Item No.: 140
Case No.: 97-140-A
Petitioner: Timothy Ball, et ux

Dear Mr. and Mrs. Ball:

The Zoning Advisory Committee (ZAC), which consists of representatives from Baltimore County approval agencies, has reviewed the plans submitted with the above referenced petition, which was accepted for processing by Permits and Development Management (PDM), Zoning Review, on September 25, 1996.

Any comments submitted thus far from the members of ZAC that offer or request information on your petition are attached. These comments are not intended to indicate the appropriateness of the zoning action requested, but to assure that all parties (zoning commissioner, attorney, petitioner, etc.) are made aware of plans or problems with regard to the proposed improvements that may have a bearing on this case. Only those comments that are informative will be forwarded to you; those that are not informative will be placed in the permanent case file.

If you need further information or have any questions regarding these comments, please do not hesitate to contact the commenting agency or Roslyn Eubanks in the zoning office (887-3391).

Sincerely,

A handwritten signature in dark ink, appearing to read "W. Carl Richards, Jr.", is written over a circular stamp that is partially obscured.

W. Carl Richards, Jr.
Zoning Supervisor

WCR/re
Attachment(s)



BALTIMORE COUNTY, MARYLAND
DEPARTMENT OF ENVIRONMENTAL PROTECTION AND RESOURCE MANAGEMENT
INTER-OFFICE CORRESPONDENCE

TO: PDM

DATE: Oct 15, 1996

FROM: R. Bruce Seeley
Permits and Development Review
DEPRM

SUBJECT: Zoning Advisory Committee
Meeting Date: Oct. 7, 1996

The Department of Environmental Protection & Resource Management has no comments for the following Zoning Advisory Committee Items:

Item #'s: 140

RBS:sp

BRUCE2/DEPRM/TXTSBP

BRUCE2

Baltimore County Government
Fire Department



700 East Joppa Road
Towson, MD 21286-5500

Office of the Fire Marshal
(410)887-4880

DATE: 10/07/96

Arnold Jablon
Director
Zoning Administration and
Development Management
Baltimore County Office Building
Towson, MD 21204
MAIL STOP-1105

RE: Property Owner: SEE BELOW

Location: DISTRIBUTION MEETING OF OCT. 07, 1996.

Item No.: SEE BELOW

Zoning Agenda:

Gentlemen:

Pursuant to your request, the referenced property has been surveyed by this Bureau and the comments below are applicable and required to be corrected or incorporated into the final plans for the property.

8. The Fire Marshal's Office has no comments at this time,
IN REFERENCE TO THE FOLLOWING ITEM NUMBERS: 131, 132, 133, 134, 135, 136,
137, 138, 139, 140, 141, 142, 146 AND 147.

REVIEWER: LT. ROBERT P. SAUERWALD
Fire Marshal Office, PHONE 887-4881, MS-1102F

cc: File

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**Maryland Department of Transportation
State Highway Administration**

David L. Winstead
Secretary
Parker F. Williams
Administrator

10/7/96

Ms. Roslyn Eubanks
Baltimore County Office of
Permits and Development Management
County Office Building, Room 109
Towson, Maryland 21204

RE: Baltimore County
Item No. 140 (JRA)

Dear Ms. Eubanks:

This office has reviewed the referenced item and we have no objection to approval as it does not access a State roadway and is not affected by any State Highway Administration projects.

Please contact Bob Small at 410-545-5581 if you have any questions.

Thank you for the opportunity to review this item.

Very truly yours,

Michael Smith

for
Ronald Burns, Chief
Engineering Access Permits
Division

BS/es

My telephone number is _____

Maryland Relay Service for Impaired Hearing or Speech
1-800-735-2258 Statewide Toll Free

Mailing Address: P.O. Box 717 • Baltimore, MD 21203-0717
Street Address: 707 North Calvert Street • Baltimore, Maryland 21202

MICROFILM

B A L T I M O R E C O U N T Y , M A R Y L A N D

INTER-OFFICE CORRESPONDENCE

TO: Arnold Jablon, Director
 Permits and Development
 Management

DATE: October 4, 1996

FROM: Pat Keller, Director
 Office of Planning

SUBJECT: Petitions from Zoning Advisory Committee

The Office of Planning has no comments on the following petition(s):

Item Nos. 131, 132, 133, 134, 135, 138, 140, 141, 142, 146, and 147

If there should be any further questions or if this office can provide additional information, please contact Jeffrey Long in the Office of Planning at 887-3495.

Prepared by:

Jeffrey W. Long

Division Chief:

Dany L. Lewis

PK/JL

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ITEM131/PZONE/ZAC1

PETITION PROBLEMS

#137 --- JCM

1. No telephone number for legal owner.

#138 --- MJK

1. No telephone number for legal owner.

#140 --- JRA

1. Petition says zoning is R.C.-2; folder says D.R.-1.

#141 --- JRA

1. No telephone number for legal owner.

#145 --- JLL/JCM

1. No attorney signature on the variance form.

#146 --- CAM

1. No signature for either legal owner on form.
2. No telephone number for legal owner.
3. No description for property on folder.

#147 --- JCM

1. No item number on petition forms.
2. No review information on petition forms.

CASE# 97-140

THE JOHNS HOPKINS UNIVERSITY SCHOOL OF MEDICINE
THE JOHNS HOPKINS HOSPITAL

IRENE H. MAUMENEE, M.D.

THE WILMER OPHTHALMOLOGICAL INSTITUTE
601 NORTH BROADWAY
BALTIMORE, MARYLAND 21205
(301) 955-5214

February 1, 1980

RE: Claudia Ball

To Whom It May Concern:

Mrs. Ball has a retinitis pigmentosa which runs in her family. Her visual acuity is 20/100 and 20/120. Her visual field is much less than 20° to the I/4 isopter in her better eye. She therefore qualifies as being legally blind.

If you have any further questions please do not hesitate to contact me.

Sincerely yours,

Irene H. Maumenee
Irene H. Maumenee, M.D.
Associate Professor of
Ophthalmology

IHM/rec

1996

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Fields of Harvest Neighborhood Association

Chuck Dickert, Pres.
Mike Deckleman, Vice pres.
Mike Blank, Treas.
Lee Fitzpatrick, Sec.
Lee Haddaway
Greg Mullinix

97-140-A

Mr. Tim Ball
3024 Granite Road
Granite, Maryland 21163

June 15, 1996

Dear Mr. Ball:

The plans submitted by you, dated June 1, 1996, for an out building as described therein were reviewed by the members of the Architectural Control Committee.

It was our opinion that the improvement described in the submitted plans satisfies the requirements of the covenants as stated in the "Declarations of Covenants and Restrictions" for the Fields of Harvest subdivision.

This letter will serve as documentation to the effect that the aforementioned improvement has been approved by the Fields of Harvest Architectural Control Committee.

Sincerely,



Charles R. Dickert,
Chairman, Fields of Harvest
Architecture Control Committee

146

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Baltimore County
Zoning Commissioner
Office of Planning and Zoning

Suite 112, Courthouse
400 Washington Avenue
Towson, Maryland 21204
(410) 887-4386

October 24, 1996

Mr. & Mrs. Timothy L. Ball
3024 Granite Road
Woodstock, Maryland 21163

RE: PETITION FOR ADMINISTRATIVE VARIANCE
W/S Granite Road, 1100' N of the c/l of Offutt Road
(3024 Granite Road)
2nd Election District - 1st Councilmanic District
Timothy L. Ball, et ux - Petitioners
Case No. 97-140-A

Dear Mr. & Mrs. Ball:

Enclosed please find a copy of the decision rendered in the above-captioned matter. The Petition for Administrative Variance has been granted in accordance with the attached Order.

In the event any party finds the decision rendered is unfavorable, any party may file an appeal to the County Board of Appeals within thirty (30) days of the date of this Order. For further information on filing an appeal, please contact the Permits and Development Management Office at 887-3391.

Very truly yours,

A handwritten signature in cursive script, reading "Timothy Kotroco".

TIMOTHY M. KOTROCO
Deputy Zoning Commissioner
for Baltimore County

TMK:bjs

cc: People's Counsel

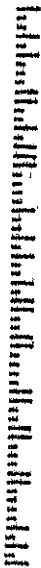
✓
File

MICROFILMED



Baltimore County Zoning Commissioner
Office of Planning and Zoning
Suite 112 Courthouse
400 Washington Avenue
Towson, Maryland 21204

Mr. & Mrs. Timothy L. Ball
3024 Granite Road
Woodstock, Maryland 21163





Baltimore County
Department of Permits and
Development Management

Development Processing
County Office Building
111 West Chesapeake Avenue
Towson, Maryland 21204

October 3, 1996

ABOUT YOUR ADMINISTRATIVE VARIANCE

CASE NUMBER: 97-140-A (Item 140)
3024 Granite Road
W/S Granite Road, 1100' N of c/l Offutt Road
2nd Election District - 1st Councilmanic
Legal Owner(s): Timothy L. Ball and Claudia A. Ball
Post by Date: 10/6/96
Closing Date: 10/21/96

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A handwritten signature in cursive script, reading "Arnold Jablon".

Arnold Jablon
Director

cc: Timothy and Claudia Ball

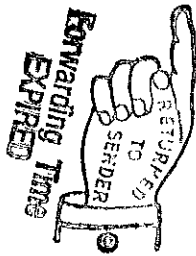
RECEIVED
OCT 10 1996



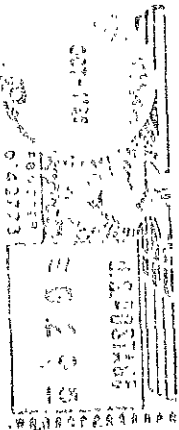


Baltimore County
Department of Permits and
Development Management
111 West Chesapeake Avenue
Towson, Maryland 21204

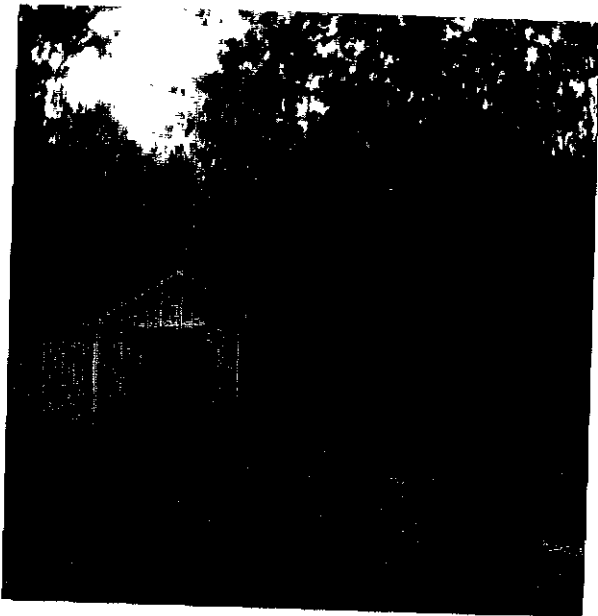
TIMOTHY AND CLAUDIA BALL
3024 GRANITE RD
WOODSTOCK MD 21163



RECEIVED
BALTIMORE, MD

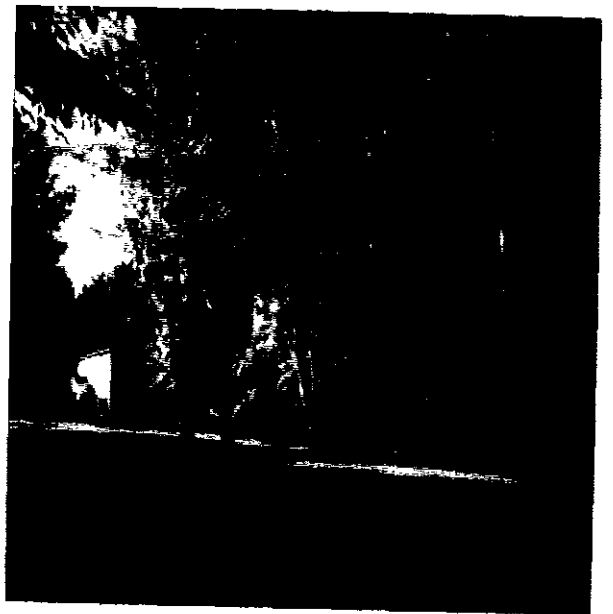


97-140-A



140

Existing shed; see
Neighbor Road to side



140

Entrance to neighbor's
Road from Granite Rd.



140

Photo from Neighbor's Rd
off of Granite Rd

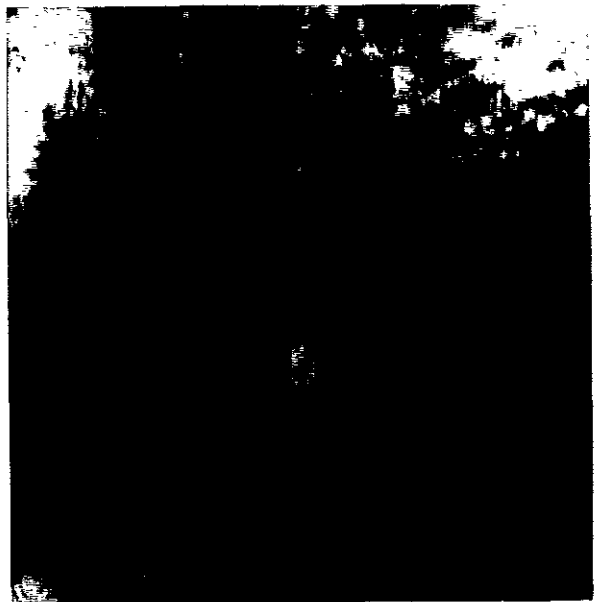
MICROFILMED

ITEM NO.	APPROX. QUANT.	DESCRIPTION		
007	364	TONS OF 51003 1 1/2 IN. BIT. CONCRETE SURFACE COURSE, USING STONE		
		TONS OF 1 IN. BIT. CONCRETE SURFACE COURSE, USING SLAG		
008	5	TONS OF 51320 BIT. CONCRETE, RESURFACING BAND ST OR SN, USING STONE		
		TONS OF BIT. CONCRETE, RESURFACING BAND ST OR SN, USING SLAG		
		TONS OF BIT. CONCRETE FOR WEDGE AND/OR LEVELING COURSE, USING STONE		
		TONS OF BIT CONCRETE FOR WEDGE AND/OR LEVELING COURSE, USING SLAG		
		TONS OF BITUMINOUS CONCRETE FOR MAINTENANCE OF TRAFFIC & DRIVEWAYS ETC., USING STONE		
		TONS OF BITUMINOUS CONCRETE FOR MAINTENANCE OF TRAFFIC & DRIVEWAYS ETC., USING SLAG		
012	437	GALLONS OF 50901 BITUMINOUS MATERIAL FOR PRIME COAT		
		GALLONS OF BITUMINOUS MATERIAL FOR 3 IN. PENETRATION MACADAM SURFACE COURSE		
		GALLONS OF BITUMINOUS MATERIAL FOR SURFACE TREATMENT OF SHOULDERS		
		SQUARE YARDS OF 6 IN. STABILIZED SHOULDER, CRUSHER RUN, CR-6 AGGREGATE		
		SQUARE YARDS OF 2 IN. FOUNDATION LAYER		
		SQUARE YARDS OF 5 IN. MACADAM BASE COURSE		
		SQUARE YARDS OF 3 IN PENETRATION MACADAM SURFACE COURSE		
		TONS OF MACADAM RESURFACING		
013	4362	SQUARE YARDS OF 59901 CLEANING BASE COURSE AFTER 60 DAY MAINT.		
		TONS OF CRUSHER RUN CR-6 STONE FOR MAINTENANCE OF TRAFFIC AND DRIVEWAYS		
014	59	SQUARE YARDS OF 7 IN. PLAIN CEMENT CONCRETE PAVEMENT CLASS #2 ON A 4 IN. CR BASE 51507		
015	132	SQUARE YARDS OF 7 IN. PLAIN CEMENT CONCRETE PAVEMENT MIX #2 ON A 3 IN. CR BASE 51503		
		7 IN. PLAIN CEMENT CONCRETE PAVEMENT CLASS BES-1 ON A 1 IN. CR BASE		

97-140-A

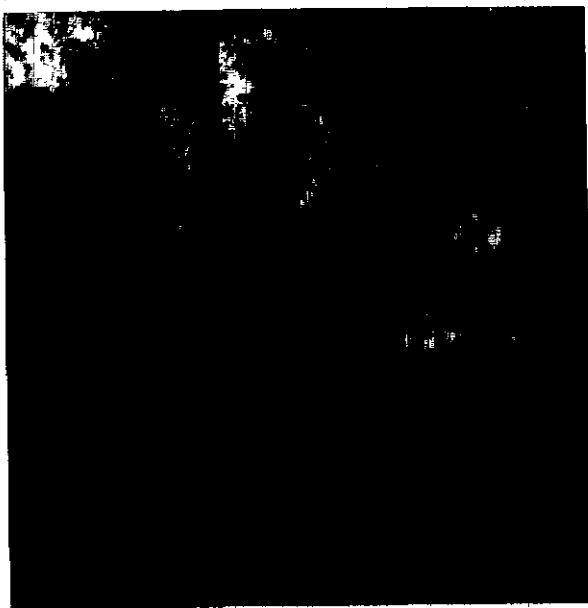


Shows proximity of bldg
to house so that
CLAUDIA has clear WALK.



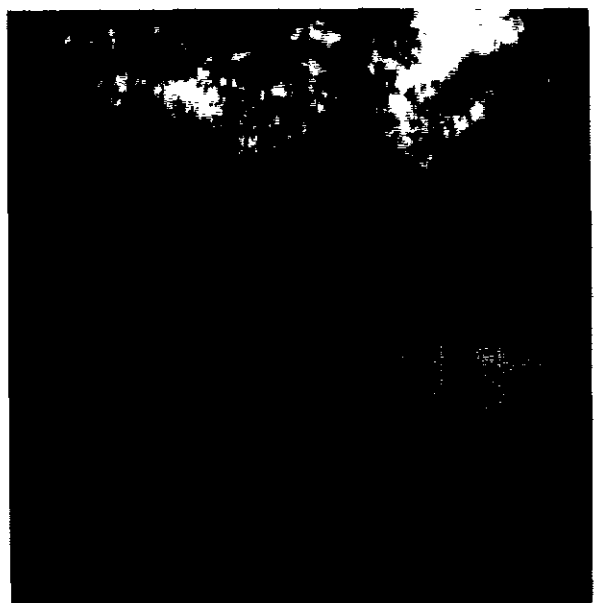
140

Front view, Photo
TAKEN from
GRANITE RD



140

REAR of Building, prop
will slope beyond REAR



140

Property declines from
rear of building.

ITEM NO.	APPROX. QUANT.	DESCRIPTION		
		LINEAR FEET OF STD. 7 IN. COMBINATION CURB AND GUTTER		
016	2410	LINEAR FEET OF STD. 7 IN. COMBINATION CURB AND GUTTER ON A 3 IN. CRUSHER RUN BASE	60117	
		LINEAR FEET OF STD 7 IN. COMB. CURB AND GUTTER ON A IN. CRUSHER RUN BASE		
		LINEAR FEET OF S.H.A. STD. TYPE A CURB 8" X		
		LINEAR FEET OF S.H.A. STD. TYPE A COMB. CURB AND GUTTER 12 IN. GUTTER IN. DEPTH		
		LINEAR FEET OF BITUMINOUS CONCRETE MOUNTABLE CURB		
		LINEAR FEET OF MONOLITHIC CONCRETE MEDIAN TYPE A 4 FT. 0 IN. WIDE		
		LINEAR FEET OF MONOLITHIC CONCRETE MEDIAN VARIABLE WIDTH TYPE A 2 FT. 0 IN. TO 6 FT. 0 IN.		
		SQUARE FEET OF 4 IN. CONCRETE SIDEWALK		
		SQUARE FEET OF 5 IN. CONCRETE SIDEWALK		
		TONS OF CRUSHER RUN AGGR. UNDER SIDEWALKS AND ADJACENT TO CURB, USING STONE		
		TONS OF CRUSHER RUN AGGR. UNDER SIDEWALKS AND ADJACENT TO CURB, USING SIAG		
017	568	LINEAR FEET OF GUARD RAIL W BEAM (660.01)	69960	
		EACH OF TEMPORARY BARRICADE R- 32 27		
		EACH OF S.H.A. STD. REFLECTING TYPE DELINEATORS		
		LINEAR FEET OF STD. PIPE RAILING - R-31		
		LINEAR FEET OF ORNAMENTAL PIPE RAILING - R-37A		
		SQUARE YARDS OF PLACING SALVAGED TOPSOIL 2 IN. DEPTH		
		SQUARE YARDS OF TOPSOIL FURNISHED AND PLACED 2 IN. DEPTH		
		SQUARE YARDS OF TEMPORARY SEEDING		
		SQUARE YARDS OF SEEDING AND MULCHING		
		SQUARE YARDS OF SOLID SODDING		

ZONING REVIEW

ALEXANDER, John	001/030-017-1714
DUVALL, Robert (Dave)	001/030-017-1714
ECKERT, Robert	001/030-017-1714
FERNANDO, Bonifacio (Jun)	
JENNINGS, Sophia	
KELLMAN, Mitchell	
LEWIS, John	
MERREY, Joseph	
MILTON, Catherine (Kate)	
RICHARDS, W. Carl Jr.	
STEALEY, Walt	
STEPHENS, Gwendolyn (Gwen)	
SULLIVAN, John Jr.	
TANGUILIG, Regulo (Reg)	
WATSON, Joyce	

ADMINISTRATIVE

BANNERMAN, Lavette	001-017-1701
JABLON, Arnold	001-017-1701
LOWERY, Stella	001-017-1701
MONTANARELLI, Jane	001-017-1716
REISINGER, John	001-017-1701
SCHAPIRO, Stanley	001-017-1701
WINIARSKI, Julie	001-017-1714
WISNOM, Raymond S.	001-017-1715
EDWARDS, Eileen	001-017-1701
Office Assistant II, P/T	001-017-1701

DEVELOPMENT MANAGEMENT

BOOK, Tracey	001/030-017-1714
BROWN, Carol	001-017-1714
EDWARDS, Barbara	001/030-017-1714
FLOWERS, David	001-017-1714
HENLEY, Karen	001/030-017-1714
HOFSTETTER, Suzanne	001/030-017-1714
KUGELBERG, Kurt	001-017-1714
LUPERINI, Gloria	001-017-1714
MARANTO, Joseph	001/030-017-1714
MARTIN, Philip	001/030-017-1714
NAROWANSKIE, Steve	001/030-017-1714
OGLE, Thomas	001/030-017-1714
PENKLO, Thomas	001/030-017-1714
PUTTY, Daryl	001/030-017-1714
RASCOE, Donald	001-017-1714
RORKE, Christine	001/030-017-1714
SMITH, Walter	001/030-017-1714
STAVRINOS, Michael	001/030-017-1714
WELEEN, Anna	001/030-017-1714
WIMBLEY, Susan	001/030-017-1714

CODE ENFORCEMENT

BELL, Betty	001-017-1715
FITTS, Timothy	001-017-1715
FLORA, L. Wayne Jr.	001-017-1715
FRELUND, Gary	001-017-1715
GAWEL, Mark	001-017-1715
HOHENBERGER, Mary	001-017-1716
KEHRING, Helene	001-017-1715
McGRAY, H. Craig	001-017-1715
MOOREFIELD, Robert	001-017-1715
PERLOW, Jeffrey	001-017-1715
PROFIL, Claude	001-017-1715
ROWE, Hunter	001-017-1715
SCHACK, Joseph	001-017-1715
SHEA, Jim	001-017-1715
TAYLOR, David	001-017-1715
THOMPSON, Daniela	001-017-1715
THOMPSON, James	001-017-1715
WASILEWSKI, Leonard	001-017-1715
* Code Enforcement Inspector (Vacancy)	001-017-1715
* Code Enforcement Inspector (Vacancy)	001-017-1715
* Code Enforcement Inspector (Vacancy)	001-017-1715

BUSINESS & AMUSEMENT

LICENSE INSPECTORS	
001-017-1716	* KATHY, Thomas
DAVIS, Ann M.	* GARY, Harold P.
FERRARACCI, Joseph T.	
KAJIS, Clemis A.	* JOHN, John
MICHALAK, Anthony F.	
ROSSO, Vincent P. Sr.	
SATREN, Irvin	
SPELLMAN, Robert E.	
SPROUL, Calvin L. Jr.	
UTTERBACK, Edward C.	

ELECTRIC BOARD AND INSPECTION

BAKER, Jeffrey	001-017-1715
BLANEY, Richard	001-017-1715
CAMPBELL, Rosalie	001-017-1715
COSENTINA, John	001-017-1715
HUDSON, Patricia	001-017-1715
HUGHES, Gloria	001-017-1715
JOLLEY, Cameron	001-017-1715
LEE, Gloria	001-017-1711
LESLIE, Joseph	001-017-1715
METALLO, Vincent	001-017-1715
MILLER, Wayne	001-017-1715
PETTY, Charles	001-017-1715
PRESTIANNI, Joe	001-017-1711
RICHARDSON, Wiley	001-017-1711
RIESNER, Edward	001-017-1715
SCHMIDT, Joseph	001-017-1715
WOLINSKI, Ted	001-017-1711

PLUMBING BOARD & INSPECTION

BARROWS, Lynda	001-017-1715
BAYNE, Sam	001-017-1715
BERTORELLI, Robert	001-017-1715
BRAYANT, William	001-017-1715
CARTER, Howard F.	001-017-1712
CASSIDY, James	001-017-1715
DAVIDSON, Paul	001-017-1715
ERNST, Thomas H.	001-017-1712
FISHAW, Herb L.	001-017-1712
HORINE, Robert	001-017-1715
LOWDEN, Jim	001-017-1712
PLUM, Raymond	001-017-1715
REIER, William	001-017-1715
SCHULER, Len G. Jr.	001-017-1712
SHRADER, Steve	001-017-1715
SMYTH, John C.	001-017-1712
THOMPSON, Earl	001-017-1715
WALKER, Andy	001-017-1715

BUILDING INSPECTION

001-017-1715	
ALTMAYER, John	
BERRY, Glenn	
CRONHARDT, Henry	
ECKER, Errol	
GARLAND, Jim	
GUNTHER, Frank	
HOPKINS, Karen	
HOPKINS, Paul	
HOPKINS, Niles	
JONES, Niles	
KEMP, James	
KIDD, Donald	
MADDOX, Robert	
MAYER, Lewis	
REED, Victor	
ROHLFS, Richard	
WOOD, Kimberly	
Building Inspector I (Two Vacancies)	

LAND ACQUISITION

001-017-1714	
000-001-1714	
BEAUMONT, Walter Jr.	
BERGMAN, Lois	
BURK, Constance	
COFIELD, John	
DEBELLS, Arlene	
DILL, John	
EMGE, Carole	
EVANS, Brian	
FLETCHER, Joyce	
GABRIEL, Donald	
GOODE, Thomas	
GOODWIN, Ronald	
HANK, Steven	
KELLY, Colleen	
MAOLATESI, Robert	
MALONEY, Dennis	
McGEE, Eileen	
McLAUGHLIN, Betty	
MINER, William	
MINTON, Charlotte	
MURPHY, Shirley	
NEWCOMER, Anna	
REDD, Jacqueline	
REED, Charles	
ROCKEL, Eric	
RUHL, Delores	
STRES, Donald	
WHITEHEAD, Mary	
WRIGHT, Stepheny	
YOUNGWORTH, Michael	
ZIMMERMAN, Wilma	

MISCELLANEOUS PERMITS PROCESSING

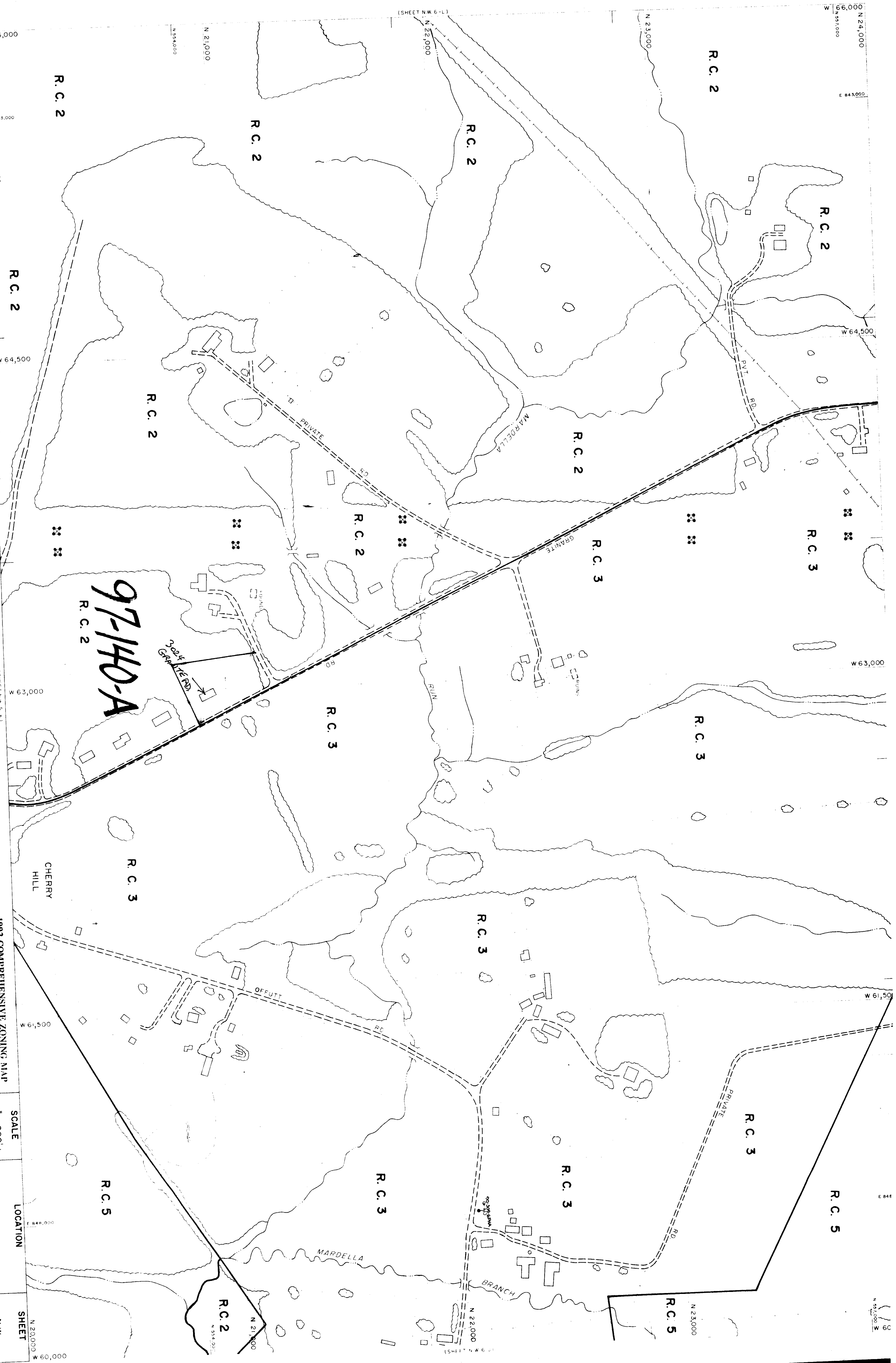
001-017-1716	
CALAMITA, Nancy	
CARTER, Dawn	
KENDALL, Deborah	
LEWIS, Karen	
SMITH, Alethea	
Clark III (Vacancy)	

CONSTRUCTION PERMITS PROCESSING

001-017-1716	
AYLWARD, Kevin	
BEELAT, Elaine	
BEUTELSPACHER, Dave	
BRENDEL, Jim	
CAMPBELL, Linda	
CARLSEN, Joan	
CHAPMAN, Vanessa	
DZIWULSKI, Sharon	
FREEMAN, Eugene (Gene)	
KIMBROW, Royalette (Lette)	
KITZMILLER, Gilbert (Jim)	
MOORE, Terry	
NICHOLS, Nina	
NOVICKI, Diane	
PATTERSON, Craig	
PEARCE, Joe	
SELANDER, Donna	
SWAN, Doug	
TROUT, Jeanne	

Total Number of Inspections:

* - Indicates a change.



PP-SE
LL-NE

~~1988 COMPREHENSIVE ZONING MAP~~
~~Adopted by the Baltimore County Council~~
~~Oct. 13, 1988~~
~~Bill Nos. 144-88, 145-88, 146-88, 147-88, 148-88, 149-88, 150-88~~

Chairman, County Council

**BALTIMORE COUNTY
OFFICE OF PLANNING AND ZONING
OFFICIAL ZONING MAP**

1992 COMPREHENSIVE ZONING MAP
Adopted by the Baltimore County Council
Oct. 15, 1992

William A. Howard IV
Chairman, County Council

SCALE	LOCATION	SHEET
1" = 200' ±		N.W.
DATE OF PHOTOGRAPHY JANUARY 1986	CERRY HILL	6-K

MICROFILMED

**BALTIMORE COUNTY
OFFICE OF PLANNING AND ZONING
PHOTOGRAPHIC MAP**

SCALE
1" = 200' ±

DATE
OF
PHOTOGRAPHY
JANUARY
1986

LOCATION

CHEERY HILL

MICROFILMED

SHEET

1

Exhibit A

Request for Zoning: Administrative Variance

Date to be Posted: Anytime before but no later than 10-06-96.

Format for Sign Printing, Black Letters on a White Background:

ZONING NOTICE

ADMINISTRATIVE VARIANCE

Case No. 97-140

TO PERMIT A SHED IN THE SIDE YARD
IN LIEU OF THE REQUIRED REAR YARD

PUBLIC HEARING ?

PURSUANT TO SECTION 26-127(b) (1), BALTIMORE COUNTY CODE, AN ELIGIBLE INDIVIDUAL OR GROUP MAY REQUEST A PUBLIC HEARING CONCERNING THE PROPOSED VARIANCE, PROVIDED THE REQUEST IS RECEIVED IN THE ZONING REVIEW BUREAU BEFORE 5:00 P.M. ON 10-21-96.

ADDITIONAL INFORMATION IS AVAILABLE AT THE DEPARTMENT OF PERMITS AND DEVELOPMENT MANAGEMENT, COUNTY OFFICE BUILDING, 111 WEST CHESAPEAKE AVE., TOWSON, MD 21204, (410) 887-3391

DO NOT REMOVE THIS SIGN AND POST UNTIL AFTER ABOVE DATE UNDER PENALTY OF LAW

HANDICAPPED ACCESSIBLE

596
post.doc

146



Baltimore County
Department of Permits and
Development Management

Development Processing
County Office Building
111 West Chesapeake Avenue
Towson, Maryland 21204

October 3, 1996

ABOUT YOUR ADMINISTRATIVE VARIANCE

CASE NUMBER: 97-140-A (Item 140)
3024 Granite Road
W/S Granite Road, 1100' N of c/l Offutt Road
2nd Election District - 1st Councilmanic
Legal Owner(s): Timothy L. Ball and Claudia A. Ball
Post by Date: 10/6/96
Closing Date: 10/21/96

Contact made with this office regarding the status of this case should reference the case number and be directed to 887-3391. This notice serves as a refresher regarding the administrative process.

1) The Zoning Notice sign must be visible on the property under petition on or before the "Post by Date" noted above. It should remain there until after the closing date.

2) The "Closing Date" noted above, is the deadline for a neighbor to file a formal request for a public hearing.

3) After the closing date, the file will be reviewed by the Zoning or Deputy Zoning Commissioner. He/She may (a) grant the requested relief, (b) deny the requested relief, or (c) Order that the matter be set in for a public hearing. You will receive written notification (typically within 7 to 10 days) as to whether or not your petition has been granted, denied, or will go to public hearing.

4) In cases that must go to a public hearing (whether due to a neighbor's formal request or by Order of the Commissioner), notification of same will be forwarded to you. The sign on the property must be changed giving notice of the hearing's date, time and location. As when the sign was originally posted, certification of this change and a photograph of the altered sign, must be forwarded to this office.

PLEASE UNDERSTAND THAT ON THE CLOSING DATE, THE PROCESS IS NOT COMPLETE. THE FILE MUST GO THROUGH FINAL REVIEW. ORDERS ARE NOT AVAILABLE FOR DISTRIBUTION VIA PICK-UP. WHEN READY, THE ORDER WILL BE FORWARDED TO YOU VIA FIRST CLASS MAIL.

Carl Jablon

Arnold Jablon
Director

cc: Timothy and Claudia Ball

Printed with Soybean Ink
on Recycled Paper



Baltimore County
Department of Permits and
Development Management

Development Processing
County Office Building
111 West Chesapeake Avenue
Towson, Maryland 21204

October 18, 1996

Mr. and Mrs. Timothy Ball
3024 Granite Road
Woodstock, MD 21163

RE: Item No.: 140
Case No.: 97-140-A
Petitioner: Timothy Ball, et ux

Dear Mr. and Mrs. Ball:

The Zoning Advisory Committee (ZAC), which consists of representatives from Baltimore County approval agencies, has reviewed the plans submitted with the above referenced petition, which was accepted for processing by Permits and Development Management (PDM), Zoning Review, on September 25, 1996.

Any comments submitted thus far from the members of ZAC that offer or request information on your petition are attached. These comments are not intended to indicate the appropriateness of the zoning action requested, but to assure that all parties (zoning commissioner, attorney, petitioner, etc.) are made aware of plans or problems with regard to the proposed improvements that may have a bearing on this case. Only those comments that are informative will be forwarded to you; those that are not informative will be placed in the permanent case file.

If you need further information or have any questions regarding these comments, please do not hesitate to contact the commenting agency or Roslyn Eubanks in the zoning office (887-3391).

Sincerely,
M. Carl Richards, Jr.
M. Carl Richards, Jr.
Zoning Supervisor

WCR/re
Attachment(s)

Printed with Soybean Ink
on Recycled Paper

BALTIMORE COUNTY, MARYLAND
DEPARTMENT OF ENVIRONMENTAL PROTECTION AND RESOURCE MANAGEMENT
INTER-OFFICE CORRESPONDENCE

TO: PDM
FROM: R. Bruce Seeley
Permits and Development Review
DEPRM
SUBJECT: Zoning Advisory Committee
Meeting Date: Oct 7, 1996

DATE: Oct 15, 1996

The Department of Environmental Protection & Resource Management has no comments for the following Zoning Advisory Committee Items:

Item #'s: 140

RBS:sp
BRUCE2/DEPRM/TXTSBP

Baltimore County Government
Fire Department



700 East Joppa Road
Towson, MD 21286-5500

Office of the Fire Marshal
(410) 887-4880

DATE: 10/07/96

Arnold Jablon
Director
Zoning Administration and
Development Management
Baltimore County Office Building
Towson, MD 21204
MAIL STOP-1105

RE: Property Owner: SEE BELOW

Location: DISTRIBUTION MEETING OF OCT. 07, 1996.

Item No.: SEE BELOW Zoning Agenda:

Gentlemen:

Pursuant to your request, the referenced property has been surveyed by this Bureau and the comments below are applicable and required to be corrected or incorporated into the final plans for the property.

B. The Fire Marshal's Office has no comments at this time. IN REFERENCE TO THE FOLLOWING ITEM NUMBERS: 131, 132, 133, 134, 135, 136, 137, 138, 139, 140, 141, 142, 146 AND 147.

REVIEWER: LT. ROBERT P. SAUERWALD
Fire Marshal Office, PHONE 887-4881, MS-1102F

cc: File

Printed with Soybean Ink
on Recycled Paper



Maryland Department of Transportation
State Highway Administration

David L. Winstead
Secretary
Parker F. Williams
Administrator

Ms. Roslyn Eubanks
Baltimore County Office of
Permits and Development Management
County Office Building, Room 109
Towson, Maryland 21204

RE: Baltimore County
Item No. 140 (JRA)

Dear Ms. Eubanks:

This office has reviewed the referenced item and we have no objection to approval as it does not access a State roadway and is not affected by any State Highway Administration projects.

Please contact Bob Small at 410-545-5581 if you have any questions.

Thank you for the opportunity to review this item.

Very truly yours,

Ronald Burns

Ronald Burns, Chief
Engineering Access Permits
Division

BS/es

My telephone number is _____

Maryland Relay Service for Impaired Hearing or Speech
1-800-735-2289 Statewide Toll Free
Mailing Address: P.O. Box 717 • Baltimore, MD 21203-0717
Street Address: 707 North Calvert Street • Baltimore, Maryland 21202

BALTIMORE COUNTY, MARYLAND
INTER-OFFICE CORRESPONDENCE

TO: Arnold Jablon, Director
Permits and Development
Management

DATE: October 4, 1996

FROM: Pat Keller, Director
Office of Planning

SUBJECT: Petitions from Zoning Advisory Committee

The Office of Planning has no comments on the following petition(s):

Item Nos. 131, 132, 133, 134, 135, 138, 140, 141, 142, 146, and 147

If there should be any further questions or if this office can provide additional information, please contact Jeffrey Long in the Office of Planning at 887-3495.

Prepared by: *Jeffrey W. Long*
Division Chief: *Darryl L. Kenna*

FK/JL

ITEM131/PZONE/ZAC1

PETITION PROBLEMS

#137 --- JCM

1. No telephone number for legal owner.

#138 --- MJK

1. No telephone number for legal owner.

#140 --- JRA

1. Petition says zoning is R.C.-2; folder says D.R.-1.

#141 --- JRA

1. No telephone number for legal owner.

#145 --- JLL/JCM

1. No attorney signature on the variance form.

#146 --- CAM

1. No signature for either legal owner on form.
2. No telephone number for legal owner.
3. No description for property on folder.

#147 --- JCM

1. No item number on petition forms.
2. No review information on petition forms.

10/1/96

CASE# 97-140

THE JOHNS HOPKINS UNIVERSITY SCHOOL OF MEDICINE
THE JOHNS HOPKINS HOSPITAL

IRENE H. MAUMENEE, M.D.

THE WILMER OPHTHALMOLOGICAL INSTITUTE
600 NORTH BROADWAY
BALTIMORE, MARYLAND 21205
(301) 955-5214

February 1, 1980

RE: Claudia Ball

To Whom It May Concern:

Mrs. Ball has a retinitis pigmentosa which runs in her family. Her visual acuity is 20/100 and 20/120. Her visual field is much less than 20° to the I/A isopter in her better eye. She therefore qualifies as being legally blind.

If you have any further questions please do not hesitate to contact me.

Sincerely yours,

Irene H. Maumenee
Irene H. Maumenee, M.D.
Associate Professor of
Ophthalmology

IRM/rec

Fields of Harvest Neighborhood Association

Chuck Dickert, Pres.
Mike Deckerman, Vice Pres.
Mike Bork, Treas.
Lee Fitzpatrick, Sec.
Lee Haddaway
Greg Murre

97-140-A

Mr. Tim Ball
3024 Granite Road
Granite, Maryland 21163

June 15, 1996

Dear Mr. Ball:

The plans submitted by you, dated June 1, 1996, for an out building as described therein were reviewed by the members of the Architectural Control Committee.

It was our opinion that the improvement described in the submitted plans satisfies the requirements of the covenants as stated in the "Declarations of Covenants and Restrictions" for the Fields of Harvest subdivision.

This letter will serve as documentation to the effect that the aforementioned improvement has been approved by the Fields of Harvest Architectural Control Committee.

Sincerely,

Charles R. Dickert
Charles R. Dickert,
Chairman, Fields of Harvest
Architecture Control Committee

146

Suite 112, Courthouse
400 Washington Avenue
Towson, Maryland 21204
(410) 887-4386

24, 1996

TANCE
e c/l of Offutt Road
Councilmanic District
oners

y of the decision rendered in the
on for Administrative Variance has been
bed Order.

As the decision rendered is unfavor-
l to the County Board of Appeals within
Order. For further information on
the Permits and Development Management

Very truly yours,

Timothy M. Nuttoco
TIMOTHY M. NUTTOCO
Deputy Zoning Commissioner
for Baltimore County

Baltimore County Zoning Commissioner
Suite 112, Courthouse
400 Washington Avenue
Towson, Maryland 21204

Mr. & Mrs. Timothy L. Ball
3024 Granite Road
Granite, Maryland 21163

Development Processing
County Office Building
111 West Chesapeake Avenue
Towson, Maryland 21204

STRATV VARIANCE

140-A (Item 140)
nita Road
" W of c/l Offutt Road
t - 1st Councilmanic
Ball and Claudia A. Ball
e: 10/6/96
e: 10/21/96

Is case should reference the case number and be
regarding the administrative process.

ity under petition on or before the "Post by Date"
closing date.

a neighbor to file a formal request for a public

7 the Zoning or Deputy Zoning Commissioner. He/She
ordered relief, or (c) order that the matter be set
otification (typically within 7 to 10 days) as to
ed, or will go to public hearing.

due to a neighbor's formal request or by order of the
ad to you. The sign on the property must be changed
ion. As when the sign was originally posted, certifi-
ed sign, must be forwarded to this office.

CLOSING DATE, THE PROCESS IS NOT
ON FINAL REVIEW. ORDERS ARE NOT
CK-UP. WHEN READY, THE ORDER WILL BE
IL.

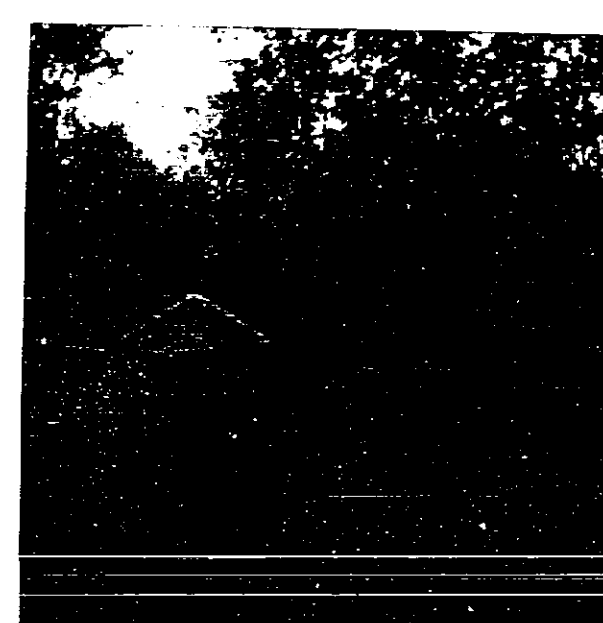
Baltimore County
Department of Permits and
Development Management
Suite 112, Courthouse
400 Washington Avenue
Towson, Maryland 21204

TIMOTHY AND CLAUDIA BALL
3024 GRANITE ROAD
GRANITE, MARYLAND 21163

Arnold Jablon
Director

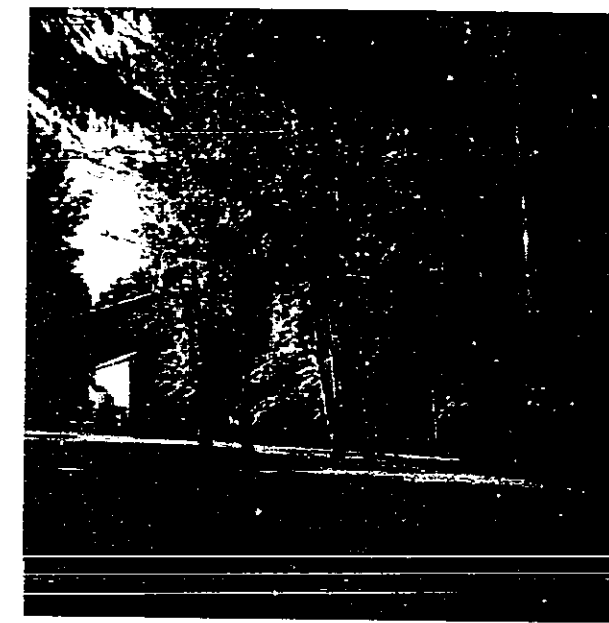
Timothy and Claudia Ball

97-140-A



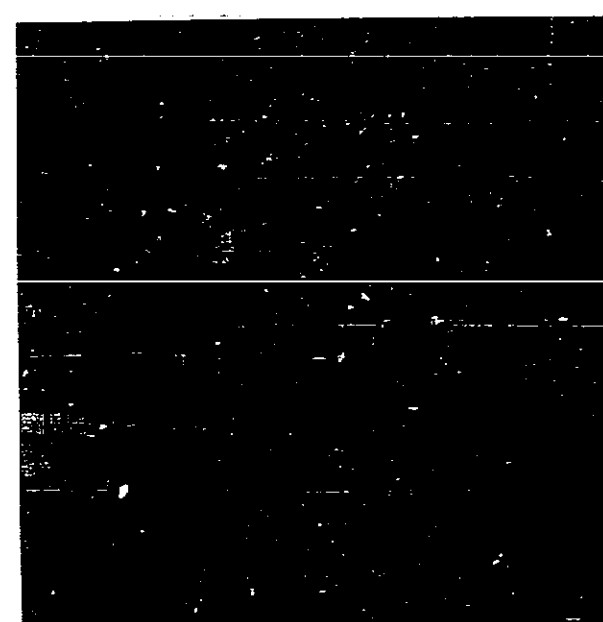
140

Existing shed; see
Neighbor Road to side



140

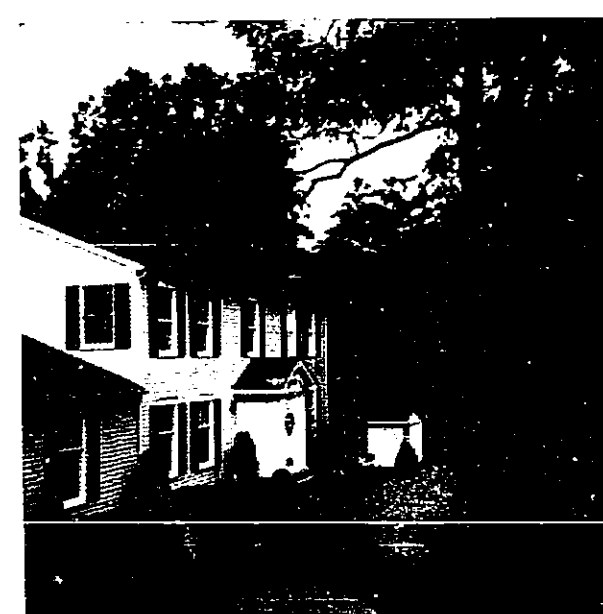
Entrance to neighbor's
Road from Granite Rd.



140

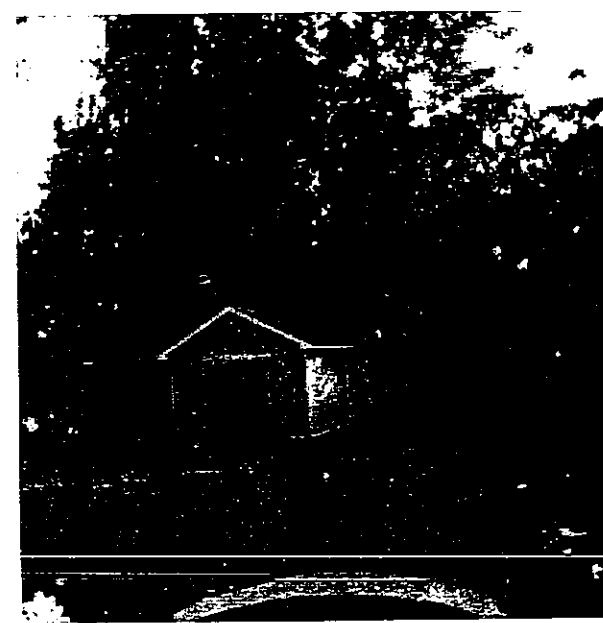
Photo from Neighbor's Rd
off of Granite Rd

97-140-A

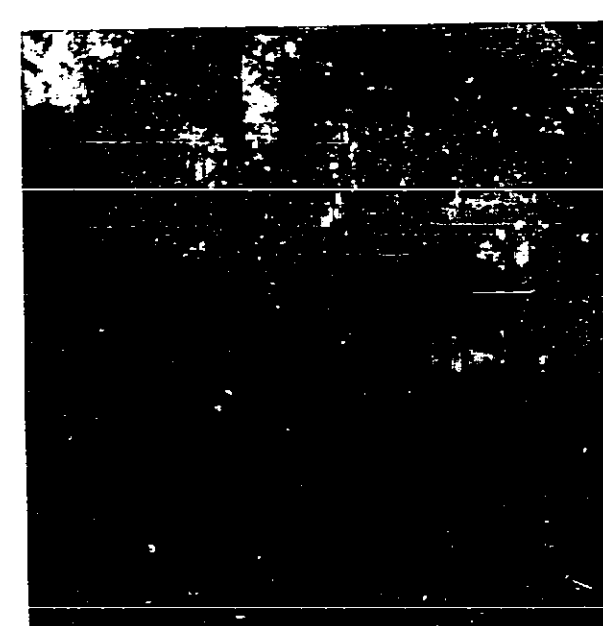


140

Shows proximity of bills
to house so that
Claudia has clear walk.



Front view, Phot.
Taken from
Granite Rd



140

Rear of Building, prop
will slope beyond REAR



140

Property declines from
rear of building.

Plat to accompany Petition for Zoning ☒ Variance ☐ Special Hearing

PROPERTY ADDRESS: 3024 GRANITE ROAD

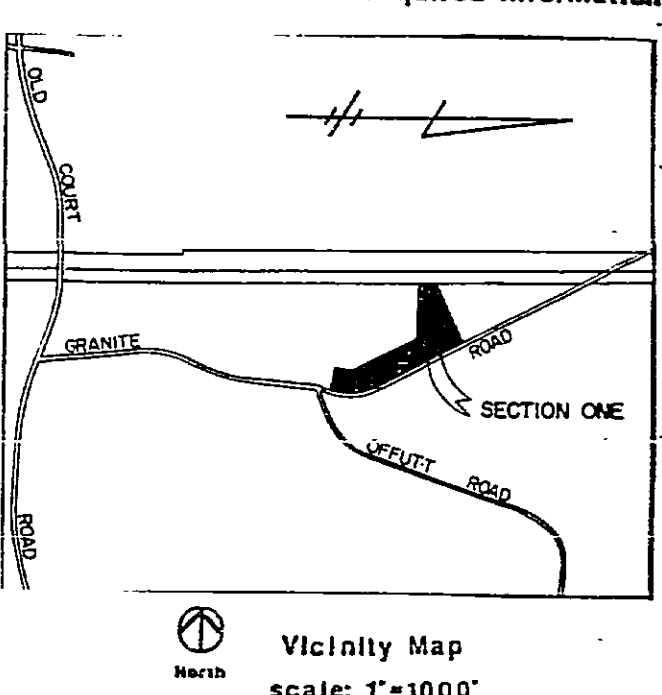
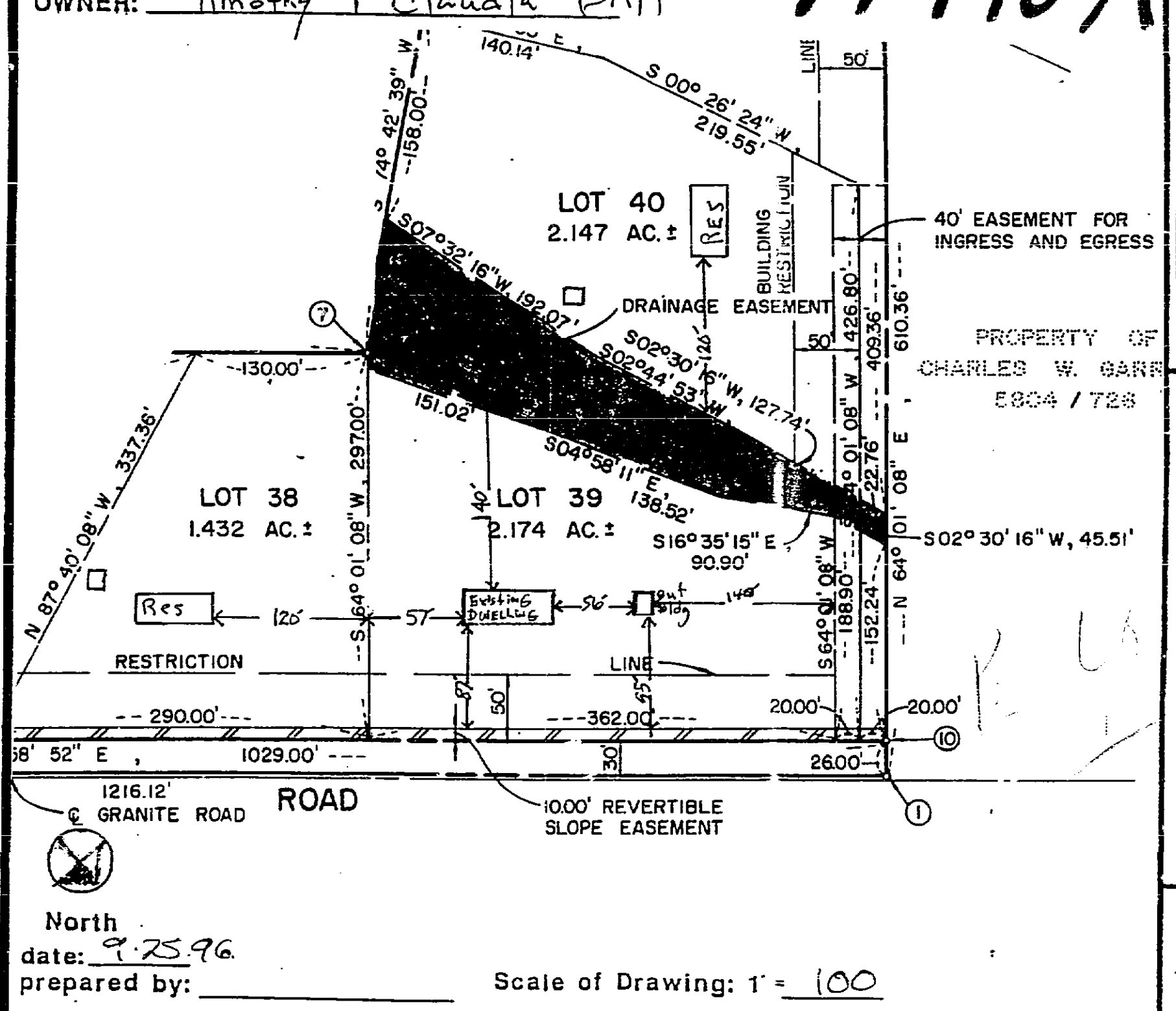
see pages 5 & 6 of the CHECKLIST for additional required information

Subdivision name: Fields of Harvest

plat book # 47, folio # 076, lot # 39, section # 01

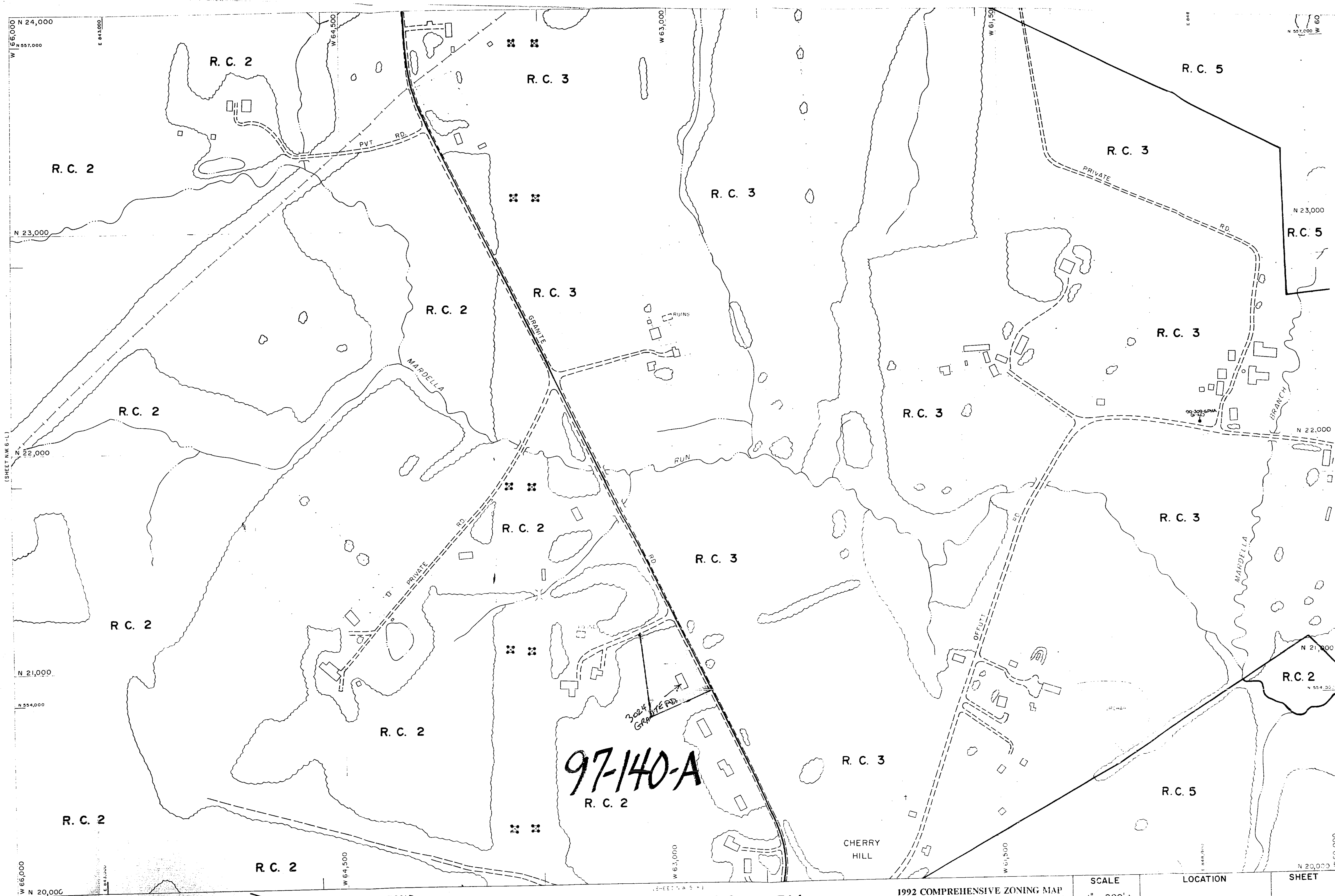
OWNER: Timothy & Claudia (BA)

97-140-A



LOCATION INFORMATION
Election District: 2
Councilmanic District: 1
1"=200' scale map#: NW-6K
Zoning: DR. 1
Lot size: 2.174 ac
acreage square feet
SEWER: ☐ ☒
WATER: ☐ ☒
Chesapeake Bay Critical Area: ☐ ☒
Prior Zoning Hearings: NONE

Zoning Office USE ONLY!
reviewed by: ITEM #: CASE#:
1307 140 97-140-A



PP - SE
LL - NE

THIS MAP HAS BEEN REVISED IN SELECTED AREAS.
TOPOGRAPHY COMPILED BY PHOTOGRAMMETRIC METHODS
BY BUCHART-HORN, INC. BALTIMORE, MD. 21210

1988 COMPREHENSIVE ZONING MAP
Adopted by the Baltimore County Council
Oct. 13, 1988
Bill Nos. 144-88, 145-88, 146-88, 147-88, 148-88, 149-88, 150-88
Del. T. B.
Chairman, County Council

BALTIMORE COUNTY OFFICE OF PLANNING AND ZONING OFFICIAL ZONING MAP

1992 COMPREHENSIVE ZONING MAP
Adopted by the Baltimore County Council
Oct. 15, 1992
Bill Nos. 183-92, 184-92, 185-92, 186-92, 187-92, 188-92, 189-92
William A. Howard IV
Chairman, County Council

SCALE 1" = 200' ±	LOCATION CHERRY HILL	SHEET N.W. 6-K
DATE OF PHOTOGRAPHY JANUARY 1986		



140
BALTIMORE COUNTY
OFFICE OF PLANNING AND ZONING
PHOTOGRAPHIC MAP

PREPARED
BY
MARTINE

SCALE
1" = 200' ±

DATE
OF
PHOTOGRAPHY
JANUARY
1986

LOCATION

CHERRY HILL

SHEET

N.W.
6-K